



CHARLESTOWN DATA PROFILE

Department of Neighborhood Development
Policy Development & Research Division

	<u>Charlestown</u>	<u>Boston</u>
TOTAL POPULATION (US Bureau of the Census)		
2000	11,946	589,141
1990	13,927	574,383
% Change 1990-2000	-14.2%	2.6%
LAND AREA (Sq. Miles)	1.4	47.6
DENSITY, Persons per Square Mile		
2000	8,533	12,377
1990	9,948	12,067
OPEN SPACE, Percent of Neighborhood Land Area		
1999	10.0%	20.7%
RACE & ETHNICITY, 2000 Number and Percentages (US Bureau of the Census)		
White	11,946 (79%)	291,561 (50%)
Black	539 (4%)	140,305 (24%)
Hispanic	1,764 (12%)	85,089 (14%)
Asian or Pacific Islander	761 (5%)	44,280 (8%)
Native American	26 (<1%)	1,517 (<1%)
Other	20 (<1%)	8,215 (1%)
Multi-Racial	335 (1%)	18,174 (3%)
AGE, 2000 Number and Percentages (US Bureau of the Census)		
Under 18	2,824 (19%)	116,559 (20%)
18-64	10,728 (71%)	411,246 (70%)
65+	1,643 (11%)	61,336 (10%)
MEDIAN HOUSEHOLD INCOME, 1998 Estimate (PCensus Estimate)		
	\$57,485	\$39,987
POVERTY RATE, 1990 (US Bureau of the Census, HUD Adjusted Poverty Universe)		
	12.7%	16.7%

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RESIDENTIAL SALES & MEDIAN SALES PRICE

(Banker & Tradesman, percent of sales of 1-3 family properties and condominiums, between \$25,000 and \$1,000,000)

<u>Year</u>	<u>Charlestown</u> <u>Sales</u>	<u>Charlestown</u> <u>Median Price</u>	<u>Boston</u> <u>Sales</u>	<u>Boston</u> <u>Median Price</u>
January – June 2002	264	\$400,000	3,802	\$300,000
2001	386	\$378,700	6,297	\$263,900
2000	365	\$330,000	7,480	\$224,000
1999	463	\$265,800	8,183	\$182,000
1998	471	\$225,000	7,041	\$162,500

RESIDENTIAL FORECLOSURES, Number & Percent of Residential Sales

(Banker & Tradesman, percent of sales of 1-3 family properties and condominiums, between \$25,000 and \$1,000,000)

January – June 2002	0 (0%)	19 (<1%)
2001	0 (0%)	32 (<1%)
2000	1 (<1%)	75 (1%)
1999	1 (<1%)	177 (2%)
1998	0 (0%)	210 (3%)

ABANDONED BUILDINGS, Number & Percent of Property Type

(DND Annual Abandoned Building Survey)

2001	Residential	0 (0%)	260 (0.3%)
	Commercial/Mixed	0 (0%)	114 (1.5%)
2000	Residential	0 (0%)	376 (0.5%)
	Commercial/Mixed	3 (1.4%)	179 (2.4%)

HOUSEHOLDS & TENURE, 2000

(US Bureau of the Census)

Occupied Housing Units	7,350	239,528
Percentage Owner-Occupants	41.3%	30.7%

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BUILDINGS & TENURE, January 1, 2001

(City of Boston Department of Assessing)

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<u>Property Type</u>	<u>Number of Properties</u>	<u>Property Type as % of Total</u>	<u>Owner Occupancy Rate</u>	<u>Number of Properties</u>	<u>Property Type as % of Total</u>	<u>Owner Occupancy Rate</u>
Single Family	966	42.9%	83.7%	29,763	39.4%	81.0%
Two Family	473	21.0%	77.0%	18,377	24.3%	69.7%
Three Family	337	15.0%	50.4%	15,854	21.0%	53.1%
Total 1, 2, 3 Family Properties	1,776	N/A	75.6%	63,994	N/A	70.8%
Four-Six Family	57	2.5%	31.6%	2,916	3.9%	27.8%
Apartment Buildings	20	0.9%	5.0%	2,285	3.0%	5.4%
Mixed Residential/Commercial	51	2.3%	9.8%	2,353	3.1%	14.9%
Condominium Associations	349	15.5%	N/A	4,013	5.3%	N/A
Condominium Units	1,940	N/A	66.2%	38,378	N/A	48.4%
Total Residential & Mixed Properties	2,253	N/A	N/A	75,561	N/A	N/A

Government and institution owned property is excluded from this analysis, as Assessing does not describe in detail the land use of exempt properties.

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COMMERCIAL SALES

(Banker & Tradesman)

	<u>Buildings Sold</u>	<u>Sales Value</u>		<u>Buildings Sold</u>	<u>Sales Value</u>
2001	6	\$2,441,500		212	\$634,800,000
2000	7	\$3,890,000		288	\$1,084,900,000
1999	5	\$1,120,000		288	\$550,300,000
1998	6	\$1,877,000		296	\$1,217,300,000

COMMERCIAL RENTS, 2001

(DND Annual Survey of community development corporations and Main Streets District managers)

Retail / Square Foot (estimates)	\$15 - \$25	N/A
Office / Square Foot (estimates)	\$ 15 - \$45	N/A